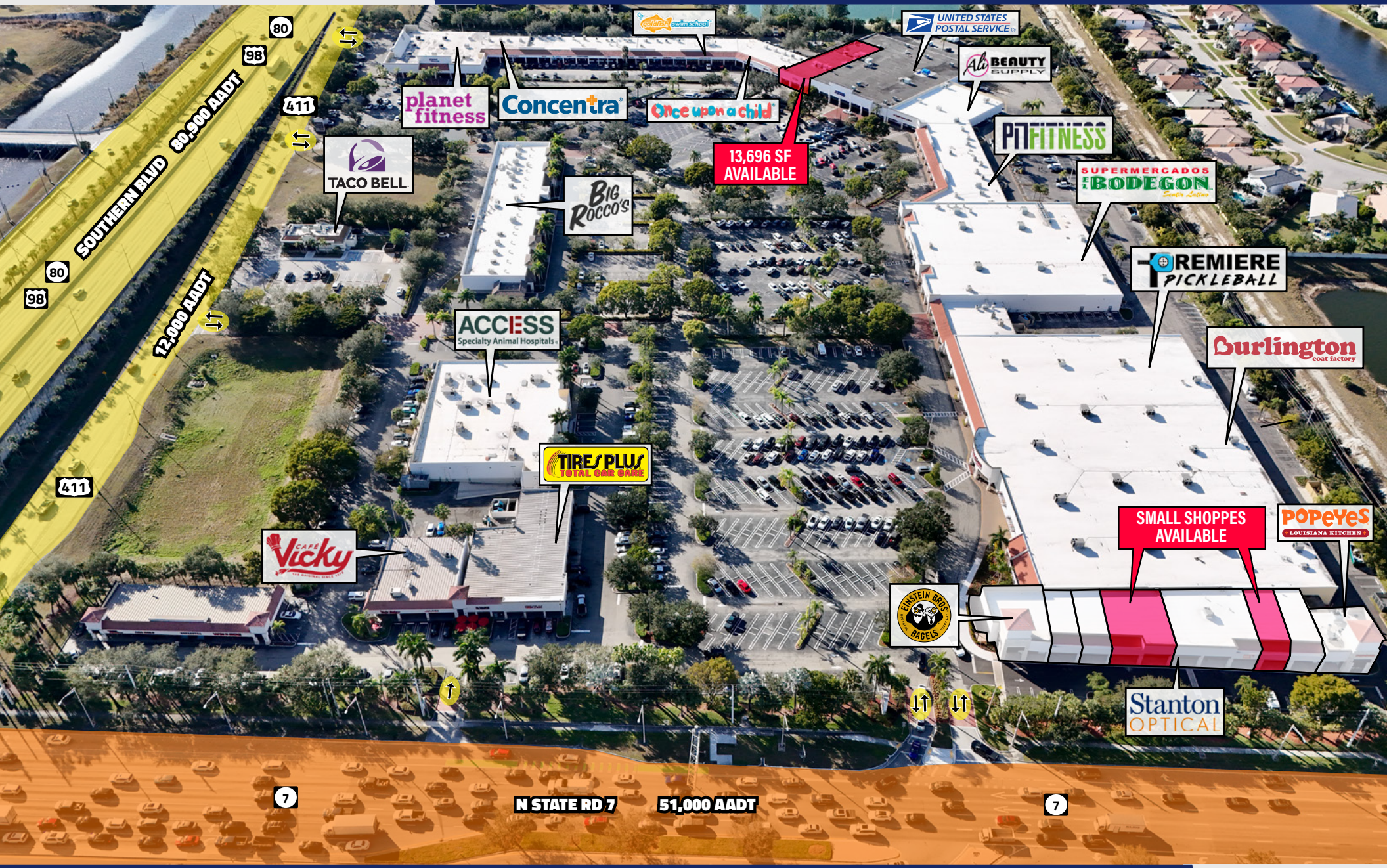
FOR LEASE
13,696 SF

Village Shoppes

10101-10463 Southern Blvd
Royal Palm Beach, FL 33411



Juan P. Restrepo (954) 866-0246 juan@jblmgmt.com | Javier Masferrer (954) 364-7585 javier@jblmgmt.com

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NOTABLE AVAILABILITIES

» 13,696 SF Space Available

PROPERTY HIGHLIGHTS

» Strategically located at the busiest intersection in the market with 120,000 cars passing the site daily

» The center has six access points off of the heavily trafficked intersection of Highway 441 and Southern Blvd

» Shopping center services a trade area of 350,000 people

» The property has a strong goods and services tenant lineup with Burlington, Planet Fitness, Tires Plus, and USPS

» Renovation of entire property facade to be completed by first quarter of 2022

TRAFFIC COUNTS

» 73,302 AADT on Highway 98

» 56,000 AADT on N State Rd 7

DEMOGRAPHICS	1-Mile	3-Mile	5-Mile
Population	8,764	73,277	186,727
Households	2,367	25,907	67,173
Average HH Income	$115,486	$116,780	$108,491
Daytime Population	9,163	73,602	170,681

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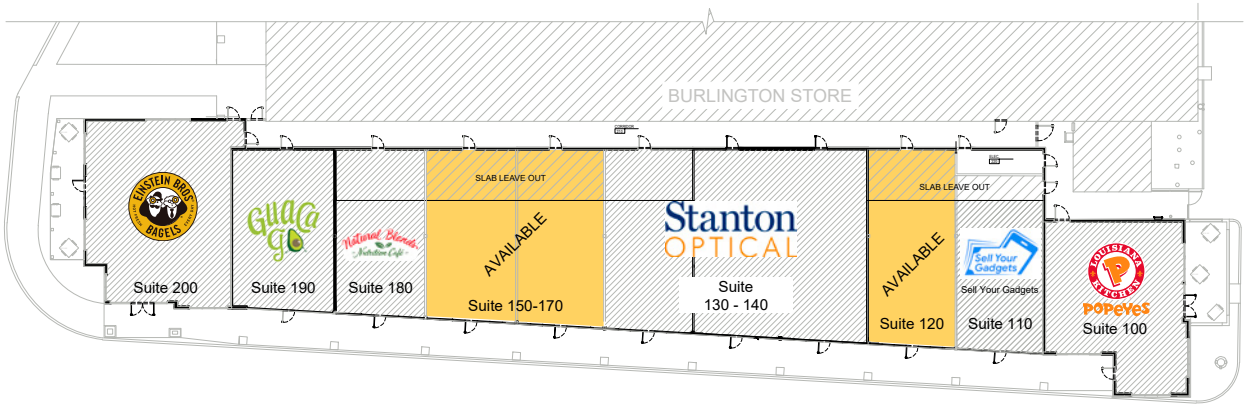
NEW JBL SMALL SHOPS AVAILABLE FOR LEASE FACING NORTH STATE ROAD 7

EAST FAÇADE







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SMALL SHOPPES
Royal Palm Beach, FL

Suite	Tenant	SF
200	Einstein Bros Bagels	2,065
190	Guaca Go	1,250
180	Natural Blends	1,450
150-170	Available	3,227
130-140	Stanton Optical	2,500
120	Available	1,279
110	Sell Your Gadgets	1,167
100	Popeyes	2,013

VILLAGE SHOPPES
Royal Palm Beach, FL

Suite	Tenant	SF
A10105	Tires Plus	5,677
A10107	El Palacio Del Mofongo	2,765
A10113-100	99 Lives Gaming	2,500
A10113-200	Vicky Bakery	2,000
B10123	Vapes and Smoke	1,600
B10125	The Kavasutra Bar	1,000
B10129	Asia Nails	1,400
B10133	The Check Cashing Store	1,000

C10101	Burlington	86,000
C10103	Premier Indoor Pickleball	19,361
C10111	My Schoolhouse	2,765
C10109	Therapy Rehab Center	1,050
C10121	Frannies Restaurant	1,750
C10131	Don X Air Sneaker Emporium	1,400
C10201	El Bodegon Supermarket	38,448
C10205	Doctors Choice	1,400
C10217	Pit Fitness	6,600
C10221	Scissors Barber Shop	1,050
C10225	Gracie Barra	2,800
C10229	Aayat Threading Salon	1,050
C10231	Enterprise Rent a Car	2,100
C10241	U.S. Army Corps/Air Force	1,400
C10259 - A	Lina's Creations	2,100
C10259 - B	Marine Corps/Navy	3,200
C10265	Ali Beauty Supply	11,675
C10299	USPS	32,376
C10301	Available	13,696
C10307	Double Infinity Gaming	1,400
C10311	Thai Basil Restaurant	1,400
C10323	Once Upon A Child	4,400
C10329 - C10337 - C10341	Goldfish Swim School	7,826
C10345	Dr David Migdal	1,400
C10349	State Farm Insurance	1,371
C10353	U.S. Army Corps/Air Force	2,075
C10363	Chloe's Alternations	700
C10365	Dayanara Hair Salon	1,050
C10369	Chamoy Frozen Ice Cream	1,050
C10373	Tacos al Carbon (Meat Market)	2,100
C10381 - C10381	Tacos al Carbon (Restaurant)	2,450
C10389	Auto Buy	1,400
C10397	Palm Beach Laser	1,400
C10399	Smile Perfection	1,400
C10401-C10405	Concentra	6,300
C10463	Planet Fitness	19,288
10465	Access Specialty Animal Hospital	20,390
10469	Gold Coast Federal Credit Union	1,505
10471	Palm Beach Healthworks	1,505
10473-10475	Moda Hair Salon	2,986
10477	Grandview Kitchens	1,505
10479	Big Rocco's	4,724
10485	Dance Universe	2,800
10489	Palm Beach Super Tae Kwon Do	1,505
10493	Top Asian Buffet	7,502

Not A Part vailable

Updated: August 2026

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